

Planning Project for:

**Trammell Crowe Company
5150 and 5220 Eden Avenue, Edina, MN**

Initial Project Description

Trammell Crowe Company is proposing to re-develop the existing Edina School's bus garage located at 5150 and 5220 Eden Avenue. The bus garage operation will be moving into the City's Industrial Park west of Highway 100 and north of I-494.

To accommodate the request the following is required:

- **A Comprehensive Plan Amendment to increase the density from 75-units per acre to 100-units per acre in the MXC-Mixed Use Center; and**
- **A rezoning from PID, Planned Industrial District to PUD, Planned Unit Development**

Schematics:



Google Earth

feet
meters

1000

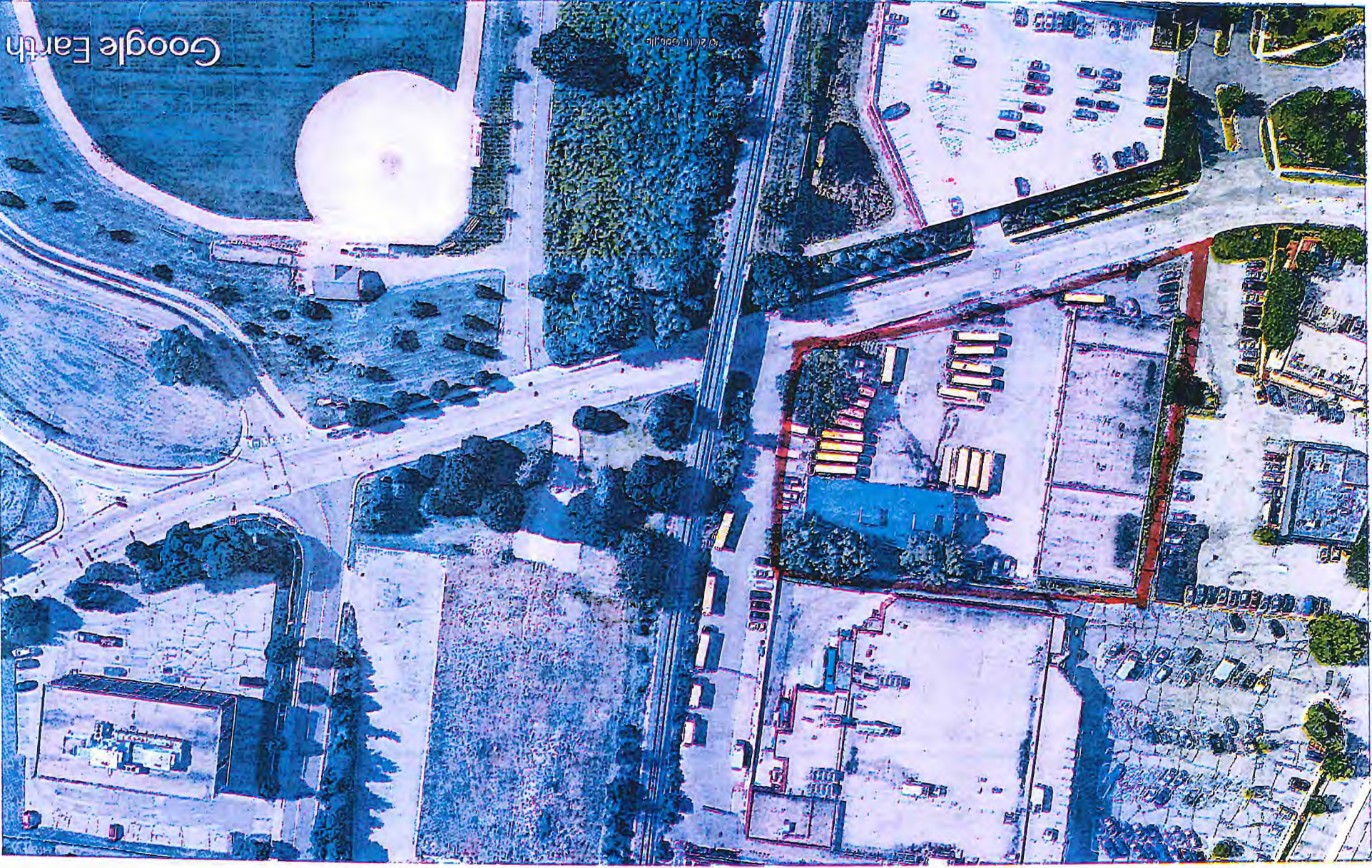
500



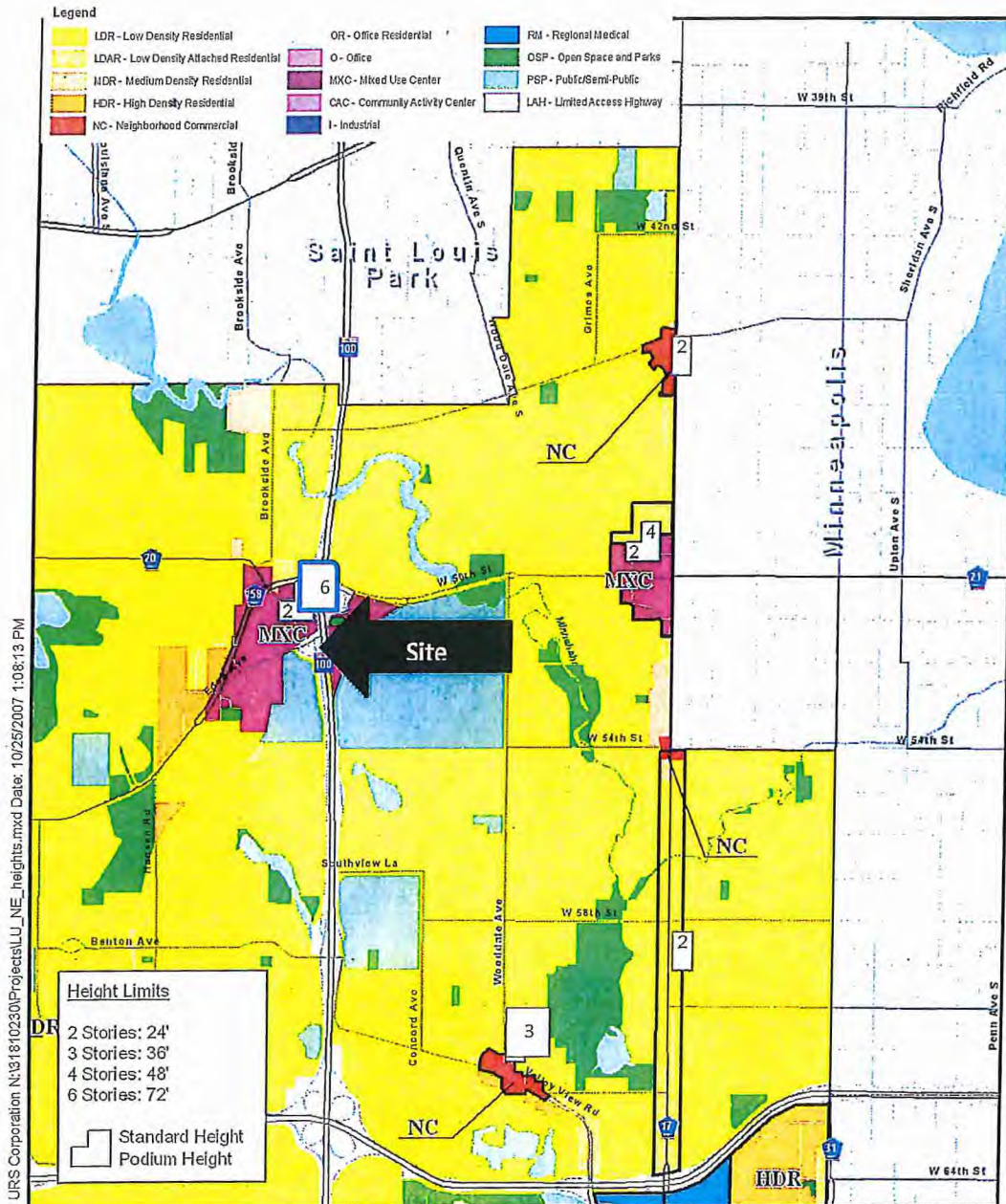
41



A2



Google Earth



City of Edina
2008 Comprehensive Plan Update

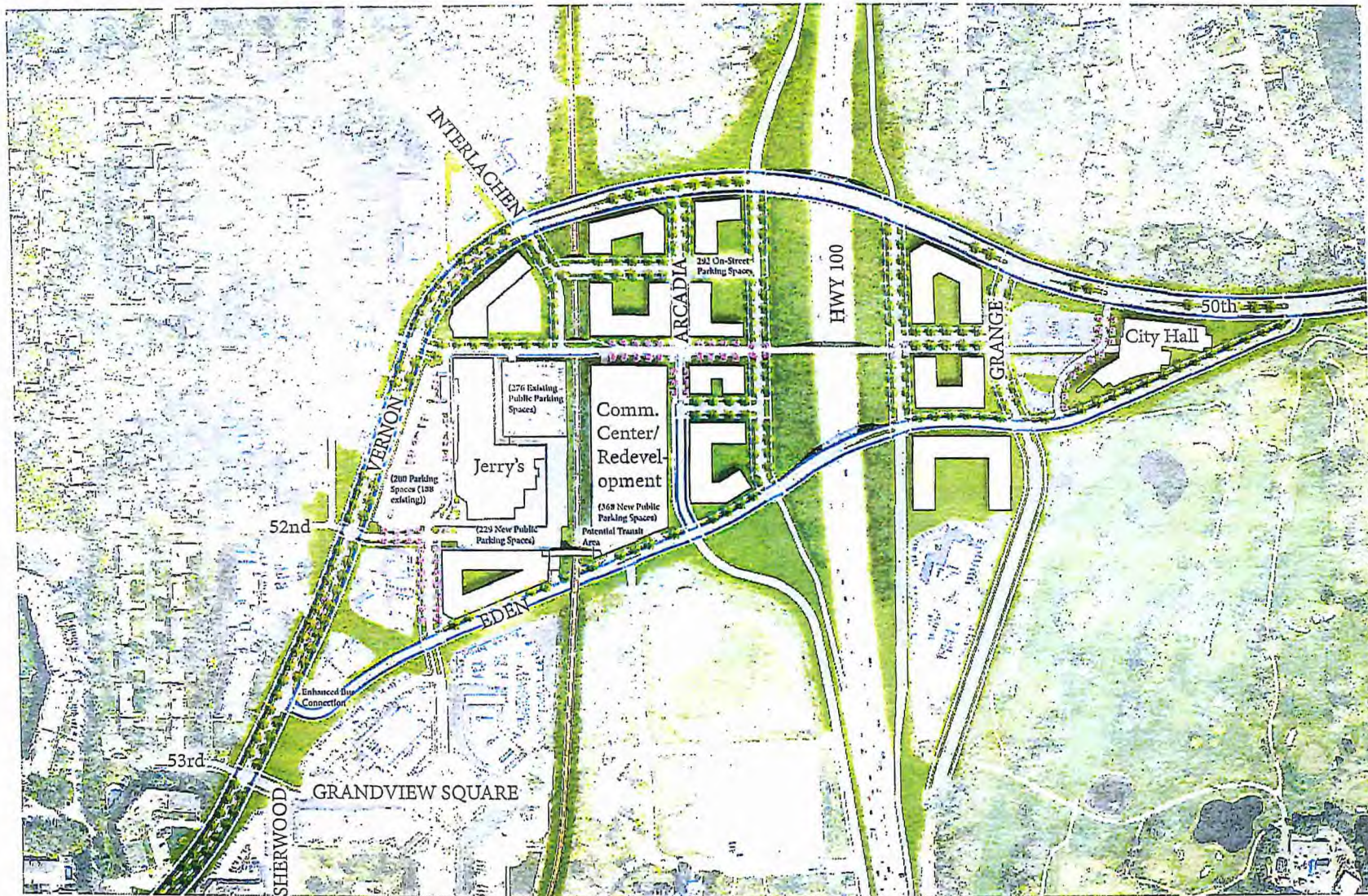
Data Source: URS



0 0.5 Miles

A3

SOLUTIONS AND SCENARIOS LONG-TERM (15-30 YEARS) TRAFFIC IMPROVEMENTS



Grandview District Transportation Study, City of Edina

May 19, 2016

A56

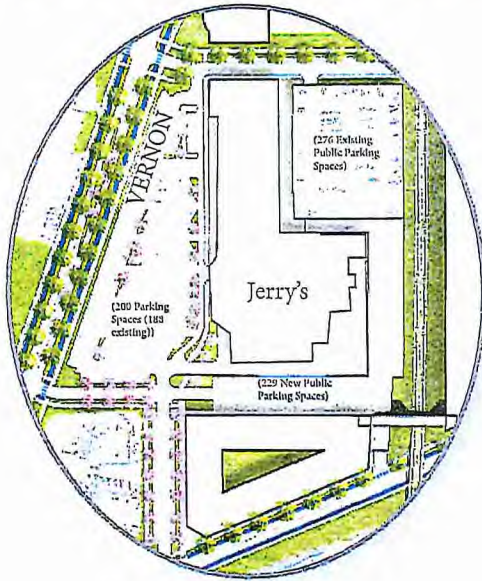


PERFORMANCE
DRIVEN DESIGN.

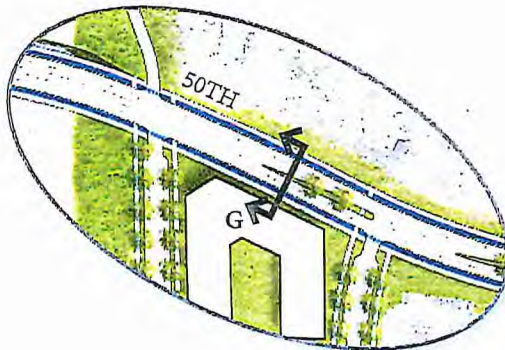


SOLUTIONS AND SCENARIOS

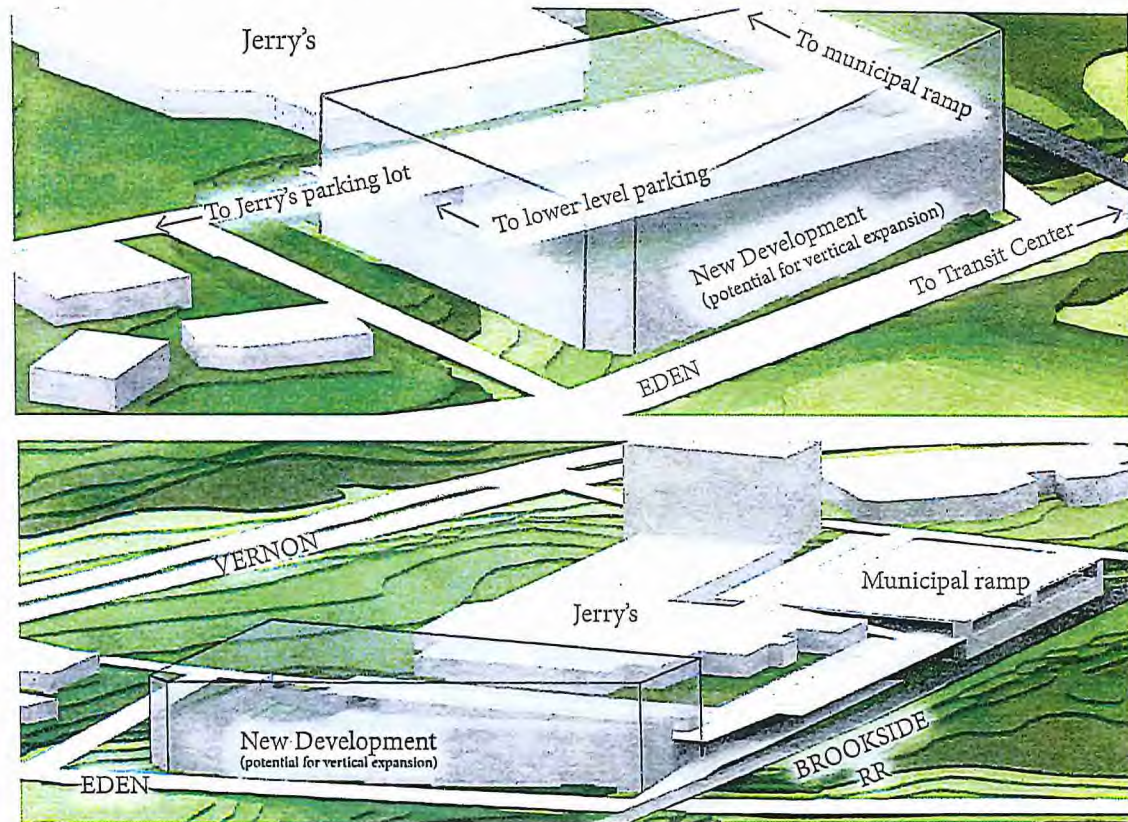
LONG-TERM (15-30 YEARS) TRAFFIC IMPROVEMENTS



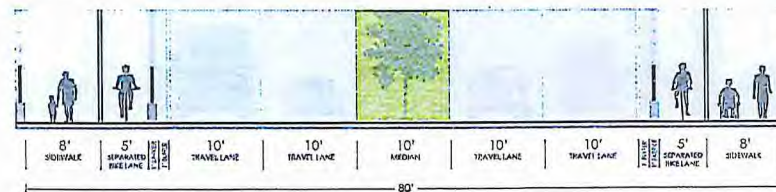
DISTRICT PARKING



50th/VERNON
RECONFIGURATION



DISTRICT PARKING MODEL



SECTION G: 50th/VERNON (5-LANE)

Grandview District Transportation Study, City of Edina

May 19, 2016

A5c



PERFORMANCE
DRIVEN DESIGN.



Bus Barn Site

5220 Eden Avenue
Edina, MN 55435

Trammell Crow Company

esg
ARCHITECTURE & DESIGN

100 Washington Avenue South, Suite 1000
Minneapolis, MN 55401
P 612.338.2001 F 612.338.2002
www.esgfirm.com

I hereby certify that this plan, specification, or
report was prepared by me or under my direct
supervision and that I am a duly licensed architect
under the laws of the State of Minnesota.

Signature _____
Typed or Printed Name _____
License # _____ Date _____

**NOT FOR
CONSTRUCTION**



WEST ELEVATION



WEST ELEVATION - WALKOUT UNITS



SOUTH ELEVATION - LOOKING EAST ON EDEN AVE



SOUTH ELEVATION - BIRDSEYE VIEW

COMPREHENSIVE
PLAN AMENDMENT
PDP & REZONING
SUBMITTAL
5/31/2017

ORIGINAL ISSUE:

05/23/17

REVISIONS:

No. Description Date

217602

PROJECT NUMBER

Author Checker

DRAWN BY CHECKED BY

KEY PLAN

Bus Barn Site

PERSPECTIVE VIEWS

A0.9

Bus Barn Site

5320 Eden Avenue
Edina, MN 55436

Trammell Crow Company

esc
ARCHITECTURE & DESIGN

530 Washington Avenue South, Suite 200
Minneapolis, MN 55401
p 612.338.5201 / f 612.338.5282
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Signature _____

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License # _____ Date _____

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SOUTH ELEVATION



EAST ELEVATION



BIRDSEYE VIEW - LOOKING NORTHEAST



BIRDSEYE VIEW - LOOKING NORTHWEST

COMPREHENSIVE
PLAN AMENDMENT
PDP & REZONING
SUBMITTAL
5/31/2017

ORIGINAL ISSUE:

DATE: 5/31/17

REVISIONS:

No. Description Date

2/7/2022

PROJECT NUMBER

Author _____

Checked by _____

DATE BY _____

KEY PLAN

Bus Barn Site

PERSPECTIVE VIEWS

A0.10

A57



ENTRY COURT DROP OFF AT MAIN ENTRY ALONG EDEN AVE - LOOKING EAST



BROOKSIDE AVE STREETSCAPE - VIEWING FROM NE CORNER



BROOKSIDE AVE STREETSCAPE - VIEWING FROM SE CORNER



EDEN AVE STREETSCAPE - VIEWING FROM CENTER OF SITE



EDEN AVE STREETSCAPE - VIEWING FROM SE CORNER

Bus Barn Site

5230 Eden Avenue
Edina, MN 55436

Trammell Crow Company

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ARCHITECTURE & DESIGN

600 Washington Avenue South, Suite 1000
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Signature

Typed or Printed Name

License # Date

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CONSTRUCTION**

COMPREHENSIVE
PLAN AMENDMENT
PDP & REZONING
SUBMITTAL
5/31/2017

ORIGINAL ISSUE:

6/21/17

REVISIONS:

No.	Description	Date

217602

PROJECT NUMBER

Author Checker

Drawn by Checked by

KEY PLAN

Bus Barn Site

PERSPECTIVE VIEWS

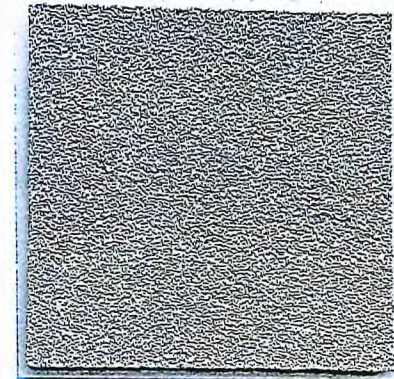
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A58

EXTERIOR MATERIAL KEYNOTES	
1A	BRICK #1 - BUFF BLEND
1B	BRICK #2 - DARK BROWN BLEND
2A	STONE #1
3A	ARCHITECTURAL PRECAST COLOR #1
4A	METAL PANEL #1 - COPPER
5A	METAL PANEL #2 - CHARCOAL
5B	METAL PANEL #3 - DARK BRONZE
7A	STUCCO/FIBER CEMENT PANEL COLOR #1 - BEIGE
7B	STUCCO/FIBER CEMENT PANEL COLOR #2 - GREY
8	FIBERGLASS VIBROWOOD
9	ALUM. STOREFRONT SYSTEM
11	PREFAB METAL BALCONY SYSTEM
12	METAL & GLASS IN-ADJ. SYSTEM
13	MEDIA AIR INTAKE/EXHAUST LOUVER - FINISH TO MATCH ADJ. WALL
14	OVERHEAD GARAGE DOOR
15	TRANSOM OVER DOOR/SCREEN WALL



7B - STUCCO/FIBER CEMENT PANEL
COLOR #2 - GREY



7A - STUCCO/FIBER CEMENT PANEL
COLOR #1 - BEIGE

Bus Barn Site

5220 Eden Avenue
Edina, MN 55436

Trammell Crow Company

esc
ARCHITECTURE & DESIGN

520 Washington Avenue South, Suite 1000
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Signature _____

Typed or Printed Name _____

License # Date _____

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CONSTRUCTION**

COMPREHENSIVE
PLAN AMENDMENT
PDP & REZONING
SUBMITTAL
5/31/2017

ORIGINAL ISSUE:
06/23/17

REVISIONS:
Rev. Description Date

217602

PROJECT NUMBER

Author _____
DRAWN BY _____
CHECKED BY _____

SEE PLAN

Bus Barn Site

EXTERIOR MATERIALS

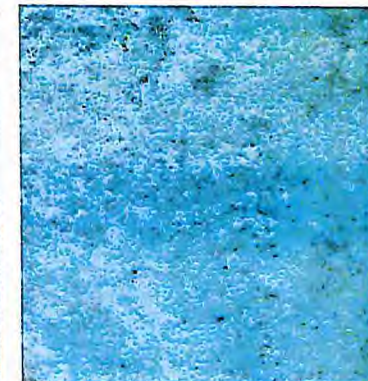
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5C - METAL PANEL #3 - DARK BRONZE



5B - METAL PANEL #2 - CHARCOAL



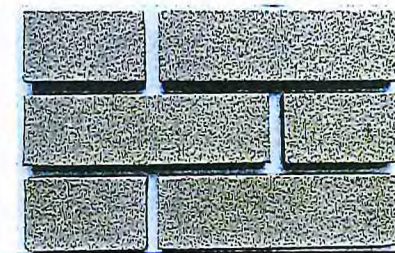
5A - METAL PANEL #1 - COPPER



2A - STONE #1



1B - BRICK #2 - DARK BROWN BLEND



1A - BRICK #1 - BUFF BLEND

A56